

## MEETING RECORD

**NAME OF GROUP:** HISTORIC PRESERVATION COMMISSION

**DATE, TIME AND PLACE OF MEETING:** Thursday, January 15, 2004, 1:30 p.m., Conference Room #106, First Floor, County-City Building, 555 S. 10th Street, Lincoln, Nebraska

**MEMBERS IN ATTENDANCE:** Jerry Berggren, Tim Francis, Bruce Helwig, Jim McKee, Bob Ripley, Carol Walker and Terry Young. Ed Zimmer and Teresa McKinstry of the Planning Department; and other interested citizens.

**STATED PURPOSE OF MEETING:** Regular Historic Preservation Commission Meeting

Chair Bob Ripley called the meeting to order and requested a motion approving the minutes of the regular meeting held December 18, 2003. Motion to approve made by McKee, seconded by Helwig. Motion carried 6-0: Francis, Helwig, McKee, Ripley, Walker and Young voting 'yes'; Berggren absent.

**APPLICATION BY BAHR, VERMEER AND HAECKER ARCHITECTS FOR A CERTIFICATE OF APPROPRIATENESS FOR STREETScape ON GOVERNMENT SQUARE, THE BLOCK BOUNDED BY "O" AND "P" STREETS AND N. 9<sup>TH</sup> AND N. 10<sup>TH</sup> STREETS, CONTAINING OLD FEDERAL BUILDING, A DESIGNATED LANDMARK**  
**PUBLIC HEARING:** January 15, 2004

Members present: Berggren, Francis, Helwig, McKee, Ripley, Walker and Young.

Dallas McGee from Urban Development appeared. He explained that this project is for the streetscape around Government Square. They have been working with Bahr, Vermeer and Haecker. They held one public informational meeting on the project and have another public meeting scheduled. They will be requesting bids soon.

Ripley wondered about the LES box. When the Commission looked at this previously, he did not find the LES solution as acceptable at all.

Ed Zimmer noted that part of this project is beyond the Haymarket Landmark District boundaries. Ripley wondered if Urban Design Committee will be reviewing this. Mr. Zimmer replied that one or the other group looks at these projects.

Steve Weber from Bahr, Vermeer and Haecker presented drawings of the proposal. They are looking at the block faces around Government Square except "O" Street. There is a corner park and a design area around the Comfort Station. The intersection of 9<sup>th</sup> & "P" St. has been one of the more controversial issues. They have shown 9<sup>th</sup> & "P" and 10<sup>th</sup> & "P" with nodes. 10<sup>th</sup> Street currently has parking so the node just kind of bookends the parking stalls. A node on 9<sup>th</sup> Street would eliminate a lane of traffic. Public Works has concerns. This issue is not resolved yet.

Ripley sees several advantages to this. He believes that pedestrians from the hotel would have a safer environment. He also sees this as easier to cross from Downtown to the Haymarket.

Mr. Weber stated that the hotel is concerned with safety. They think the nodes will increase safety for their guests and they are excited about this project. They are willing to contribute to the streetscape.

Mr. Zimmer stated that Public Works is possibly interested in installing a countdown pedestrian crossing sign.

Dallas McGee believes the basic issue is pedestrian traffic versus vehicular traffic. Public Works did suggest some ideas that they think might help. They suggested making the lights non-sequential so you would be forced to stop at "P" Street.

Ripley thinks non-sequential lights would solve the whole problem.

Francis would like to see the node. Ripley agreed, it makes a great deal of sense for many reasons. He is also glad to hear that the Holiday Inn people are willing to participate in the streetscape design.

Mr. Weber went over some of the different materials for landscaping. Some general concepts for the park were also discussed.

Ripley questioned the Comfort Station area. Mr. Weber replied that they are looking at an apartment for the space, possibly for a visiting artist. There is the possibility of moving the sculptures.

Ripley does not want to see the sculptures moved.

Berggren wondered who is seen as using the park. Mr. Weber foresees the surrounding properties using the park.

Different concepts for the park were discussed.

The Commissioners all agreed that they liked the concepts they heard.

Mr. Zimmer commented that a walkway through the park would make it an inviting space. He believes the idea for a walkway through the middle of the two sculptures holds merit.

**APPLICATION BY NEIGHBORHOODS, INC. FOR A CERTIFICATE OF EXCEPTION ON THE GROUND OF HARDSHIP OR INSUFFICIENT RETURN FOR 600 N. 26<sup>TH</sup> STREET IN THE HAWLEY LANDMARK DISTRICT**

**PUBLIC HEARING:**

**January 15, 2004**

Members present: Berggren, Francis, Helwig, McKee, Ripley, Walker and Young.

Mr. Zimmer stated that the Commission had requested more information from Neighborhoods, Inc. They submitted a letter showing the amount it would take to improve the residence up to housing quality standards as set by HUD.

The Commissioners agreed that the house was in very poor shape. Mr. Zimmer agreed, there is not much to save.

**ACTION:**

McKee moved approval of the Certificate of Exception, seconded by Walker. Motion carried 7-0: Berggren, Francis, Helwig, McKee, Ripley, Walker and Young voting 'yes'.

**MISCELLANEOUS:**

- Mr. Zimmer included the Comfort Station in the Government Square nomination along with the link to Trago McWilliams. The entire block was included.
- The bungalow at 28<sup>th</sup> & "N" would like to continue on with a National Register nomination.

Ripley noted that the Commission is overdue for elections of the Chair and Vice-Chair. Ripley and Francis both stated that they are willing to continue to serve in their positions unless there are nominations someone would like to make.

McKee moved Ripley as Chair and Francis as Vice-Chair, seconded by Berggren. Motion for approval carried 6-0: Berggren, Francis, Helwig, McKee, Walker and Young voting 'yes'; Ripley abstaining.

There being no further business, the meeting was adjourned at 2:45 p.m.